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**Mohammad Hassan** <hassan9291@gmail.com>

Fri, Sep 30, 2022 at 1:38 PM

To: Steven Snider <Steven.Snider@sniderweinstein.com>, Hannah Breedlove <hannah@carballoarch.com>

Cc: Adam Carballo <adam@carballoarch.com>, Mike Kuehn <mike@mkuehn.com>, "Philipps, Bradley"

<bradley.philipps@katzmedia.com>, Delaine Englebert <denglebert1@outlook.com>, "matthew.legrant@dc.gov"

<matthew.legrant@dc.gov>, "rohan.reid@dc.gov" <rohan.reid@dc.gov>, "Bardin, Sara (DCOZ)" <sara.bardin@dc.gov>, "ANC 4B Office (ANC 4B)" <4B@anc.dc.gov>, Caitlin Mullett <caitlin@carballoarch.com>

Thanks for the context. Based on history of documented past action, I maintain that authorization is not granted.

Best,

-Mohammad

On Sep 30, 2022 at 1:35 PM -0400, Hannah Breedlove <hannah@carballoarch.com>, wrote:

Hi Mr. Hassan,

I understand that you and Steven are still in financial negotiations, but hopefully I can provide some clarity regarding why we are asking for this particular authorization in the meantime.

The BZA is looking at this as if the building itself is asking for the relief. Our ultimate goal is to obtain a Certificate of Occupancy for the fifth floor so that it is no longer vacant. In order to proceed with this, the BZA asked for a letter using that specific vocabulary that essentially states that Mr. Snider would act on behalf of the building, authorizing him to act more or less as the property owner for the sake of the application. The intent is not for this to be an act that grants Mr. Snider any power beyond getting the permits and ultimately a Certificate of Occupancy, and the letter limits his authorization as such.

We appreciate your willingness to work with Mr. Snider and our office as we try to resolve this. Mr. Snider has expressed his commitment to resolving the outstanding issues such as past due payments and structural work, and this commitment has already been entered as evidence with the BZA. So that we may proceed with the timeframe that was determined by the BZA in an effort to better the building, we would greatly appreciate it if you would be willing to grant the authorization prior to future negotiations but on the basis that Mr. Snider is actively complying with the agreed upon items.

This project is being heard by the BZA on October 5<sup>th</sup>. You are more than welcome to join this meeting and be a part of the discussion. We want to be transparent and keep you and the HOA involved in the process, but the letter is required by the BZA in order to present the case at all on Wednesday.

Thank you for your consideration, and please let me know if I can answer any specific questions.

Board of Zoning Adjustment  
District of Columbia  
CASE NO.20760  
EXHIBIT NO.30

Best,  
Hannah



Hannah Breedlove – Design Associate  
Carballo Architecture, LLC  
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**From:** Mohammad Hassan <[hassan9291@gmail.com](mailto:hassan9291@gmail.com)>  
**Date:** Friday, September 30, 2022 at 1:32 PM  
**To:** Steven Snider <[Steven.Snider@sniderweinstein.com](mailto:Steven.Snider@sniderweinstein.com)>  
**Cc:** Adam Carballo <[adam@carballoarch.com](mailto:adam@carballoarch.com)>, Mike Kuehn <[mike@mkuehn.com](mailto:mike@mkuehn.com)>, Hannah Breedlove <[hannah@carballoarch.com](mailto:hannah@carballoarch.com)>, Philipps, Bradley <[bradley.philipps@katzmedia.com](mailto:bradley.philipps@katzmedia.com)>, Delaine Englebert <[denglebert1@outlook.com](mailto:denglebert1@outlook.com)>, [matthew.legrant@dc.gov](mailto:matthew.legrant@dc.gov) <[matthew.legrant@dc.gov](mailto:matthew.legrant@dc.gov)>, [rohan.reid@dc.gov](mailto:rohan.reid@dc.gov) <[rohan.reid@dc.gov](mailto:rohan.reid@dc.gov)>, Bardin, Sara (DCOZ) <[sara.bardin@dc.gov](mailto:sara.bardin@dc.gov)>, ANC 4B Office (ANC 4B) <[4B@anc.dc.gov](mailto:4B@anc.dc.gov)>  
**Subject:** RE: 5912 9th St NW

Thanks for this information.

You're welcome to work with them but this does not change payment owed or that there are structural issues with the building as determined by the vendors we've already worked with.

Therefore I see no value in working with your elected vendors.

Any findings you identified by your vendor will not be taken under consideration by this HOA.

Please limit communication accordingly.

Best,  
-Mohammad

On Sep 30, 2022 at 1:25 PM -0400, Steven Snider <[Steven.Snider@sniderweinstein.com](mailto:Steven.Snider@sniderweinstein.com)>, wrote:

I direct you to Hannah, the architect handling this matter. She will directly address with you what is needed. Thank you.

Steven S. Snider, Esq.  
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[steven.snider@sniderweinstein.com](mailto:steven.snider@sniderweinstein.com)

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**From:** Mohammad Hassan <[hassan9291@gmail.com](mailto:hassan9291@gmail.com)>

**Sent:** Friday, September 30, 2022 12:45 PM

**To:** Steven Snider <[Steven.Snider@sniderweinstein.com](mailto:Steven.Snider@sniderweinstein.com)>

**Cc:** Adam Carballo <[adam@carballoarch.com](mailto:adam@carballoarch.com)>; Mike Kuehn <[mike@mkuehn.com](mailto:mike@mkuehn.com)>; Hannah Breedlove <[hannah@carballoarch.com](mailto:hannah@carballoarch.com)>; Philipps, Bradley <[bradley.philipps@katzmedia.com](mailto:bradley.philipps@katzmedia.com)>; Delaine Englebert <[denglebert1@outlook.com](mailto:denglebert1@outlook.com)>; matthew.legrant@dc.gov; rohan.reid@dc.gov; Bardin, Sara (DCOZ) <[sara.bardin@dc.gov](mailto:sara.bardin@dc.gov)>; ANC 4B Office (ANC 4B) <[4B@anc.dc.gov](mailto:4B@anc.dc.gov)>

**Subject:** RE: 5912 9th St NW

Hey Steven,

Thanks for this. The attachment, from my understanding, states that you will be granted authority to act as representative of the HOA.

Is that the correct interpretation? If so, that is not true.

We did, however, discuss remediating property issues as outlined on my email on September 21st.

To be clear, we do not authorize you to act on behalf of the HOA. We have never discussed this and it's off the table for future negotiations, until you provide past due payments and work with us to make the structure sound.

Let me know if you have any questions and I look forward to hearing back from you.

Thanks,

-Mohammad

On Sep 30, 2022 at 12:24 PM -0400, Steven Snider <[Steven.Snider@sniderweinstein.com](mailto:Steven.Snider@sniderweinstein.com)>, wrote: